

Change of Zone 3229

ORDINANCE NO. \_\_\_\_\_

1           AN ORDINANCE amending the Lincoln Zoning District Maps attached to and made  
2           a part of Title 27 of the Lincoln Municipal Code, as provided by Section 27.05.020 of the  
3           Lincoln Municipal Code, by changing the boundaries of the districts established and shown  
4           thereon.

5           BE IT ORDAINED by the City Council of the City of Lincoln, Nebraska:

6           Section 1. That the "Lincoln Zoning District Maps" attached to and made a part of Title  
7           27 of the Lincoln Municipal Code be and they are hereby amended by changing the  
8           boundaries of the districts established and shown on said Maps as follows:

9           The remaining portions of Lots 69, 174, and a part of the  
10          remaining portion of 173 Irregular Tracts, located in the  
11          Southeast Quarter of Section 5, Township 9 North, Range 7 East  
12          of the 6th P.M., Lancaster County, Nebraska, and more  
13          particularly described by metes and bounds as follows:

14          Referring to the southeast corner of Section 5, Township 9 North,  
15          Range 7 East of the 6th P.M., Lancaster County, Nebraska;  
16          thence north 00 degrees 01 minutes 45 seconds west (an  
17          assumed bearing) and on the east line of the Southeast Quarter  
18          of said Section 5, a distance of 34.23 feet; thence north 89  
19          degrees 39 minutes 22 seconds west, a distance of 75.37 feet  
20          to the south-southeasterly corner of the remaining portion of Lot  
21          174 Irregular Tract of said Section 5 and also said point is on the  
22          westerly right-of-way line of South 56th Street and the northerly  
23          right-of-way line of Pioneers Boulevard and the point of  
24          beginning; thence continuing on the last described course, north  
25          89 degrees 39 minutes 22 seconds west, and on the southerly  
26          line of the remaining portion of Lots 69 and 174 Irregular Tracts  
27          of said Section 5 or the northerly right-of-way line of said  
28          Pioneers Boulevard, a distance of 206.34 feet to the  
29          southwesterly corner of the remaining portion of Lot 69 or the  
30          southeasterly corner of the remaining portion of Lot 68 Irregular

1 Tracts of said Section 5; thence north 00 degrees 16 minutes 00  
2 seconds east, and on the westerly line of the remaining portion  
3 of Lot 69 or the easterly line of the remaining portion of Lot 68  
4 Irregular Tracts of said Section 5, a distance of 145.46 feet to the  
5 northwesterly corner of the remaining portion of Lot 69 or the  
6 southwesterly corner of Lot 71 Irregular Tracts of said Section 5;  
7 thence south 89 degrees 37 minutes 01 seconds east, and on  
8 the northerly line of the remaining portion of Lots 69 and 174 or  
9 the southerly line of Lot 71 and the remaining portion of Lot 173  
10 Irregular Tracts of said Section 5, a distance of 150.95 feet;  
11 thence north 00 degrees 01 minutes 45 seconds west, a  
12 distance of 184.89 feet to a point on the northerly line of the  
13 remaining portion of Lot 173 or the southerly line of Lot 189  
14 Irregular Tracts of said Section 5; thence south 89 degrees 38  
15 minutes 10 seconds east, and on the northerly line of the  
16 remaining portions of Lot 173 or the southerly line of Lot 189  
17 Irregular Tracts of said Section 5, a distance of 80.00 feet to the  
18 northeasterly corner of the remaining portions of Lot 173 or the  
19 southeasterly corner of Lot 189 Irregular Tracts of said Section  
20 5 and also said point is on the westerly right-of-way line of said  
21 South 56th Street; thence south 00 degrees 01 minutes 45  
22 seconds east, parallel with and 50 feet westerly of the east line  
23 of the Southeast Quarter and on the easterly line of the remaining  
24 portion of Lots 173 and 174 Irregular Tracts of said Section 5 or  
25 the westerly right-of-way line of said South 56th Street, a  
26 distance of 305.36 feet; thence south 45 degrees 43 minutes 44  
27 seconds west, and on the westerly right-of-way line of said South  
28 56th Street and the northerly right-of-way line of said Pioneers  
29 Boulevard or the southerly line of the remaining portion of Lot 174  
30 Irregular Tract of said Section 5, a distance of 35.41 feet to the  
31 point of beginning and containing a calculated area of 48,108.37  
32 square feet or 1.104 acres, more or less;

33 be and they hereby are transferred from the R-2 Residential District to the R-4 Residential  
34 District and are hereby made a part of the R-4 Residential District and governed by all the  
35 provisions and regulations pertaining to the R-4 Residential District.

36 Section 2. That this ordinance shall take effect and be in force from and after its  
37 passage and publication according to law.

Introduced by:

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Approved as to Form & Legality:

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City Attorney

Staff Review Completed:

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Administrative Assistant